

1 BILL NO. R-86-11-03 (recommended)

2 DECLARATORY RESOLUTION NO. R-94-86

3 A DECLARATORY RESOLUTION confirming
4 the designation of an "Economic Re-
5 vitalization Area" under I.C. 6-1.1-
6 12.1 for property commonly known as
7 the former L. S. Ayres department store
8 building, Roth, Wehrly Realty building,
9 Adams Appliance store building. (CBD
10 Investment Group, Petitioner).

11 WHEREAS, Common Council has previously designated by
12 Declaratory Resolution the following described property as an
13 "Economic Revitalization Area" under Division 6, Article II,
14 Chapter 2 of the Municipal Code of the City of Fort Wayne, Indiana,
15 of 1974, as amended and I.C. 6-1.1-12.1., to-wit:

16 SCHEDULE A

17 PARCEL 1

18 Tract 1

19 Lots Numbered 119, 120, 121, 122,
20 123 and 124, the vacated alley
21 between said Lots 121 and 122,
22 and the vacated alley through
23 said Lot 120, excepting that
24 part of Lot 124 taken for the
25 widening of Clinton Street, all
26 in the Original Plat of the town,
27 now City of Fort Wayne.

28 Tract II

29 Lot 118, Lot 117 EXCEPT the North
30 70 feet thereof; Lot 116, EXCEPT
31 the North 70 feet of the East
32 42.5 feet thereof; TOGETHER WITH
the East One-Half or 2.5 feet
of a 5 foot Vacated Fire Alley
lying between Lots 115 and 116,
all in the Original Plat of the
Town, now City of Fort Wayne.

33 PARCEL 2

34 Lot Number 113, except that part
35 given for the widening of Clinton
36 Street, recorded in Miscellaneous
37 Record 77, page 170 and Lots
38 114 and 115 and also the West
39 2 1/2 feet of the vacated alley
40 adjacent to the East side of
41 Lot 115 in the Original Plat
42 of the town (now City) of Fort
Wayne, according to the plat
thereof, recorded in Deed Record

D page 169, in the Office of
the Recorder of Allen County,
Indiana.

PARCEL 3

A part of Lot Numbered 117 Original
Plat of the Town, now City of
Fort Wayne, more particularly
described as follows, to-wit:

Commencing at the northeast corner
of said Lot 117; thence west
along the north line of said
lot 32.5 feet; thence South parallel
with the east line of said lot
70 feet; thence east parallel
with the north line of said lot
32.5 feet; thence north along
the east line of said lot 70
feet to the point of beginning.

ALSO

Commencing at a point on the
North line of said lot 117, 32.5
feet West of the Northeast corner;
thence west along the North line
of said lot, 22 feet; thence
South parallel with the East
line of said lot, 70 feet; thence
East parallel with the North
line of said lot, 22 feet; thence
North parallel with the East
aline of said lot, 70 feet to
the point of beginning.

PARCEL 4

That part of Lot No. 116 of the
Original Plat of the Town, now
City of Fort Wayne, described
as follows:

Commencing at a point on the
north line of Lot No. 116 of
the Original Plat of the town,
now City of Fort Wayne, 17.5
feet east of the northwest corner
of said Lot No. 116; thence east
along the north line of said
lot, 24 feet; thence south paral-
el with the west line of said
lot, 70 feet; thence west parallel
with the north line of said lot,
24 feet; thence north parallel
with the west line of said lot
70 feet to the place of beginning.

And

A part of lots 116 and 117, Ori-
ginal Plat of the town now city
of Fort Wayne, Allen County,
Indiana, described as follows,
to-wit:

Commencing at a point on the north line of lot 116, of said Original Plat 41.5 feet east of the northwest corner of said lot 116; thence east along the north line of said lots 24 feet; thence south parallel with the north and south lines of said lots 70 feet; thence west parallel with the east and west lines of said lots 24 feet; thence North parallel with the north and south lines of said lots 70 feet to the point of beginning, according to the plat thereof, recorded in Deed Record D, page 169 in the Office of the Recorder of Allen County, Indiana.

PARCEL 5

Lots #64 and #65 together with the vacated 10 foot alley between said lots and part of Lot #66 all in the Final Plat of the County Addition an Addition to the Town (now City) of Fort Wayne as recorded in Plat Book 0, page 3.

ALSO Lot #272 and part of Lot #1 together with the vacated 10 foot alley between said lots all in the Final Plat of Samuel Hanna's First Addition to the Town (now City) of Fort Wayne, Indiana and more particularly described as follows, to wit:

BEGINNING at the Northeast corner of Lot #64 in the County Addition said point marked by the center of a wrought iron fence post set in a concrete wall; thence West along the North line of Lot #64, 65 and 66 also being the South right of way line of Berry Street a distance of 180.6 feet to an iron pin set, said point being the Northeast corner of a dedicated alley as recorded in Document Number 84-020566; thence South along the East line of said Alley Dedication a distance of 130.0 feet to an iron pin set; thence Southeasterly continuing along an Easterly line of said alley a distance of 32.01 feet to an iron pin set on the South line of Lot #1 in Samuel Hanna's First Addition, said point located 74.4 feet East of the Southwest corner of said

1 Lot #1; thence East along the
2 South line of Lot #1 and Lot
3 #272 in said Samuel Hanna's First
4 Addition a distance of 155.85
5 feet measured to an iron pin
6 found, said point being the South-
7 east corner of said Lot #272;
8 thence North along the East line
9 of said Lot #272 and the East
10 line of said Lot #64 in the County
11 Addition a distance of 150.0
12 feet to the point of beginning,
13 containing 0.62 acres of land
14 more or less.

15 PARCEL 6

16 Lots Numbered 173, 174 and 175
17 and five feet of the vacated
18 alley adjoining said Lot Number
19 175 in the East, in the original
20 plat of the town (now City) of
21 Fort Wayne, Allen County, EXCEPT
22 West ten feet of Lot 173 taken
23 for street purposes.

24 PARCEL 7

25 Lot Number 176 in the Original
26 Plat of the Town, now City, of
27 Fort Wayne, according to the
28 plat thereof.

29 said property more commonly known as the former L. S. Ayres depart-
30 ment store building, Roth, Wehrly Realty building, Adams Appliance
31 store building, Fort Wayne, Indiana;

32 WHEREAS, recommendations have been received from the
Committee on Finance and the Department of Economic Development
concerning said Resolution;

WHEREAS, notice of the adoption and substance of said
Resolution has been published in accordance with I.C. 5-3-1 and
a public hearing has been conducted on said Resolution;

WHEREAS, if said Resolution involves an area that has
already been designated an allocation area under I.C. 36-7-14-39,
the Fort Wayne Redevelopment Commission has adopted a Resolution
approving the designation.

NOW, THEREFORE, BE IT RESOLVED BY THE COMMON COUNCIL OF
THE CITY OF FORT WAYNE, INDIANA:

1 Page Five

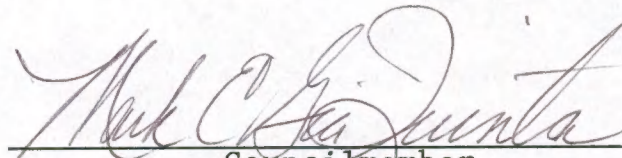
2 SECTION 1. That, the Resolution previously designating
3 the above described property an "Economic Revitalization Area" is
4 confirmed in all respects.

5 SECTION 2. That, the hereinabove described property is
6 hereby declared an "Economic Revitalization Area" pursuant to
7 I.C. 6-1.1-12.1, said designation to begin on the effective date
8 of this Resolution and continue for a three (3) year period. Said
9 designation shall terminate at the end of that three (3) year period.

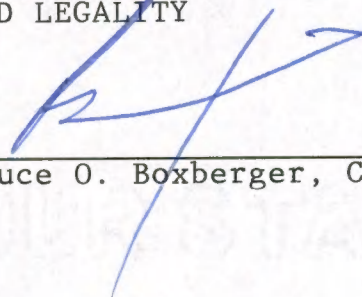
10 SECTION 3. That, said designation of the hereinabove
11 described property as an "Economic Revitalization Area" shall
12 only apply to a deduction of the assessed value of real estate.

13 SECTION 4. Pursuant to I.C. 6-1.1-12.1-3(b)(1), it is
14 hereby determined that the deduction from the assessed value of
15 the real property shall be for a period of ten (10) years.

16 SECTION 5. That this Resolution shall be in full force
17 and effect from and after its passage and any and all necessary
18 approval by the Mayor.

19 
20 _____
21 Councilmember

22 APPROVED AS TO FORM
23 AND LEGALITY

24 
25 _____
26 Bruce O. Boxberger, City Attorney
27
28
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Read the first time in full and on motion by Mr. Jantz, seconded by Stier, and duly adopted, read the second time by title and referred to the Committee Finance (and the City Plan Commission for recommendation) and Public Hearing to be held after due legal notice, at the Council Chambers, City-County Building, Fort Wayne Indiana, on Tuesday, the 9th day of December, 19 86, at 7:00 o'clock P.M., E.

DATE: 11-10-86

Sandra E. Kennedy
SANDRA E. KENNEDY, CITY CLERK

Read the third time in full and on motion by Redd, seconded by Stier, and duly adopted, placed on its passage. PASSED (LOST) by the following vote:

	<u>AYES</u>	<u>NAYS</u>	<u>ABSTAINED</u>	<u>ABSENT</u>	<u>TO-WIT:</u>
<u>TOTAL VOTES</u>	<u>8</u>	<u> </u>	<u> </u>	<u>1</u>	<u> </u>
<u>BRADBURY</u>	<u>✓</u>	<u> </u>	<u> </u>	<u> </u>	<u> </u>
<u>BURNS</u>	<u>✓</u>	<u> </u>	<u> </u>	<u> </u>	<u> </u>
<u>EISBART</u>	<u>✓</u>	<u> </u>	<u> </u>	<u> </u>	<u> </u>
<u>GiaQUINTA</u>	<u> </u>	<u> </u>	<u> </u>	<u>✓</u>	<u> </u>
<u>HENRY</u>	<u>✓</u>	<u> </u>	<u> </u>	<u> </u>	<u> </u>
<u>REDD</u>	<u>✓</u>	<u> </u>	<u> </u>	<u> </u>	<u> </u>
<u>SCHMIDT</u>	<u>✓</u>	<u> </u>	<u> </u>	<u> </u>	<u> </u>
<u>STIER</u>	<u>✓</u>	<u> </u>	<u> </u>	<u> </u>	<u> </u>
<u>TALARICO</u>	<u>✓</u>	<u> </u>	<u> </u>	<u> </u>	<u> </u>

DATE: 12-9-86

Sandra E. Kennedy
SANDRA E. KENNEDY, CITY CLERK

Passed and adopted by the Common Council of the City of Fort Wayne, Indiana, as ~~(ANNEXATION)~~ ~~(APPROPRIATION)~~ ~~(GENERAL)~~ ~~(SPECIAL)~~ ~~(ZONING MAP)~~ ORDINANCE (RESOLUTION) NO. B-94-86 on the 9th day of December, 19 86,

ATTEST: Sandra E. Kennedy
SANDRA E. KENNEDY, CITY CLERK

(SEAL) Samuel J. Talarico
PRESIDING OFFICER

Presented by me to the Mayor of the City of Fort Wayne, Indiana, on the 10th day of December, 19 86, at the hour of 1:00 o'clock P.M., E.S.T.

Sandra E. Kennedy
SANDRA E. KENNEDY, CITY CLERK

Approved and signed by me this 11th day of December, 19 86, at the hour of 10:00 o'clock A.M., E.S.T.

Win Moses, Jr.
WIN MOSES, JR., MAYOR

AN APPLICATION TO
THE CITY OF FORT WAYNE, INDIANA
FOR DESIGNATION OF PROPERTY AS AN
"ECONOMIC REVITALIZATION AREA"

RECEIVED
OCT 24 1986
ECONOMIC
DEVELOPMENT

APPLICATION FOR THE FOLLOWING TYPE OF PROPERTY:

 X Real Estate Improvements
 Personal Property (New Manufacturing Equipment)
 Both Real Estate Improvements & Personal Property

A. GENERAL INFORMATION

Applicant's Name: CBD Investment Group, an Indiana general partnership

Address of Applicant's Principle Place of Business:

6700 East State Boulevard

Fort Wayne, Indiana 46815

Phone Number of Applicant: (219) 749-0425

Street Address of Property Seeking Designation:

See Schedule A - Legal Description

S.I.C. Code of Substantial User of Property:

B. PROJECT SUMMARY INFORMATION:

	<u>YES</u>	<u>NO</u>
Is the project site solely within the city limits of the City of Fort Wayne	<u> X </u>	<u> </u>
Is the project site within the flood plain?	<u> </u>	<u> X </u>
Is the project site within the rivergreenway area?	<u> </u>	<u> X </u>
Is the project site within a Redevelopment Area?	<u> X </u>	<u> </u>
Is the project site within a platted industrial park?	<u> </u>	<u> X </u>
Is the project site within the designated downtown area?	<u> X </u>	<u> </u>
Is the project site within the Urban Enterprise Zone?	<u> X </u>	<u> </u>
Will the project have ready access to City Water?	<u> X </u>	<u> </u>
Will the project have ready access to City Sewer?	<u> X </u>	<u> </u>
Is any adverse environmental impact anticipated by reason of operation of the proposed project?	<u> </u>	<u> X </u>

C. ZONING INFORMATION

What is the existing zoning classification on the project site? B 3 A

What zoning classification does the project require? B 3 A

What is the nature of the business to be conducted at the project site?
Commercial office building and attendant parking facilities

D. Real Estate Abatement:

Complete this section of the application only if in future will request a deduction from assessed value for real estate improvements.

What structure(s) (if any) are currently on the property?

Former L. S. Ayres department store building, Roth, Wehrly Realty building,
Adams Appliance store building

What is the condition of structure(s) listed above? L.S. Ayres - Vacant

Current assessed value of Real Estate:

Land	<u>\$ 340,300</u>	See Attached Schedule B
Improvements	<u>\$ 704,500</u>	
Total	<u>\$1,044,800</u>	

What was amount of Total Property Taxes owed during the immediate past year? \$85,198.10 for year 1985.

Give a brief description of the proposed improvements to be made to the real estate.

Rehabilitation and renovation of the L. S. Ayres building for use as a commercial
office building

Cost of Improvements: \$ 7,000,000 (includes acquisition, renovation, rehabilitation and related project costs)

Development Time Frame: 2 years

When will physical aspects of improvements begin? Approximately Jan. 1, 1987

When is completion expected? October, 1988

E. PERSONAL PROPERTY ABATEMENT:

Complete this section of the application only if in future will request a deduction from assessed value for installation of new manufacturing equipment.

Current Assessed Value of Personal Property: _____

What was amount of Personal Property Taxes owed during the immediate past year? _____ for year 19__.

Give a brief description of new manufacturing equipment to be installed at the project site.

Cost of New Manufacturing Equipment? \$ _____

Development Time Frame:

When will installation begin of new manufacturing equipment? _____

When is installation expected to be completed? _____

F. PUBLIC BENEFIT INFORMATION:

How many permanent jobs currently are employed by the applicant in Allen County? Applicant is a newly formed Indiana partnership and therefore employs no persons at the present time. Waterfield Mortgage Company, Incorporated, a primary tenant at the building employs 340 persons in Allen County.

How many permanent jobs will be created as a result of this project? Waterfield Mortgage Company, Incorporated projects 50 additional jobs will be created at its company. It is anticipated that the building will contain tenants who will initially employ 500-600 persons, and these business will expand and create new jobs.

Anticipated time frame for reaching employment level stated above? 2 years

What is the nature of those jobs?

Nature of jobs will vary with the nature of tenants' businesses.

Undesirablity of Normal Development:

What evidence can be provided that the property on which the project is located "has become undesirable for, or impossible of, normal development and occupancy because of lack of age, development, cessation of growth, deterioration of improvements or character of occupancy, obsolescence, substandard buildings or other factors which have impaired values or prevent a normal development or property or use of property"?

The L. S. Ayres department store closed its operations in 1979, and since that time the building has been vacant and in a deteriorating condition. The development of this property could only occur with a substantial commitment to the rehabilitation and renovation of this building and a change of its use to that of a commercial office building. This site and the surrounding area has been stagnant and in a deteriorating condition since the departure of L. S. Ayres.

In what Township is project site located? Wayne

In what Taxing District is project site located? City of Fort Wayne, Allen County

G. CONTACT PERSON:

Name & Address of Contact Person for further information if required:

Joseph L. Zehr

6700 East State Boulevard

Fort Wayne, Indiana 46815

Phone Number of Contact Person (219) 749-0425

I hereby certify that the information and representation on this Application and attached exhibits are true and complete.

CBD INVESTMENT GROUP, an Indiana general partnership,

By:

Signature of Applicant

Joseph L. Zehr, Partner

October 24, 1986

Date

EXHIBITS:

The following exhibits must be attached to the application for it to be considered complete:

1. Legal Description of Property
2. Check for application fee of \$50.00 to be made payable to City of Fort Wayne.
3. Owners Certificate (if applicant is not the owner of property to be designated).

PARCEL 1

TRACT 1

Lots Numbered 119, 120, 121, 122, 123 and 124, the vacated alley between said Lots 121 and 122, and the vacated alley through said Lot 120, excepting that part of Lot 124 taken for the widening of Clinton Street, all in the Original Plat of the town, now City of Fort Wayne.

TRACT II

Lot 118, Lot 117 EXCEPT the North 70 feet thereof; Lot 116, EXCEPT the North 70 feet of the East 42.5 feet thereof; TOGETHER WITH the East One-Half or 2.5 feet of a 5 foot Vacated Fire Alley lying between Lots 115 and 116, all in the Original Plat of the Town, now City of Fort Wayne.

PARCEL 2

Lot Number 113, except that part given for the widening of Clinton Street, recorded in Miscellaneous Record 77, page 170 and Lots 114 and 115 and also the West 2 1/2 feet of the vacated alley adjacent to the East side of Lot 115 in the Original Plat of the town (now City) of Fort Wayne, according to the plat thereof, recorded in Deed Record D page 169, in the Office of the Recorder of Allen County, Indiana.

PARCEL 3

A part of Lot Numbered 117 Original Plat of the Town, now City of Fort Wayne, more particularly described as follows, to-wit:

Commencing at the northeast corner of said Lot 117; thence west along the north line of said lot 32.5 feet; thence South parallel with the east line of said lot 70 feet; thence east parallel with the north line of said lot 32.5 feet; thence north along the east line of said lot 70 feet to the point of beginning.

ALSO

Commencing at a point on the North line of said Lot 117, 32.5 feet West of the North-east corner; thence West along the North line of said lot, 22 feet; thence South parallel with the East line of said lot, 70 feet; thence East parallel with the North line of said lot, 22 feet; thence North parallel with the East line of said lot, 70 feet to the point of beginning.

PARCEL 4

That part of Lot No. 116 of the Original Plat of the Town, now City of Fort Wayne, described as follows:

Commencing at a point on the north line of Lot No. 116 of the Original Plat of the town, now City of Fort Wayne, 17.5 feet east of the northwest corner of said Lot No. 116; thence east along the north line of said lot, 24 feet; thence south parallel with the west line of said lot, 70 feet; thence west parallel with the north line of said lot, 24 feet; thence north parallel with the west line of said lot 70 feet to the place of beginning.

And

A part of lots 116 and 117, Original Plat of the town now city of Fort Wayne, Allen County, Indiana, described as follows, to-wit:

SCHEDULE A (page 2)

Commencing at a point on the north line of lot 116, of said Original Plat 41.5 feet east of the northwest corner of said lot 116; thence east along the north line of said lots 24 feet; thence south parallel with the north and south lines of said lots 70 feet; thence west parallel with the east and west lines of said lots 24 feet; thence North parallel with the north and south lines of said lots 70 feet to the point of beginning, according to the plat thereof, recorded in Deed Record D, page 169 in the Office of the Recorder of Allen County, Indiana.

PARCEL 5

Lots #64 and #65 together with the vacated 10 foot alley between said lots and part of Lot #66 all in the Final Plat of the County Addition an Addition to the Town (now City) of Fort Wayne as recorded in Plat Book 0, page 3.

ALSO Lot #272 and part of Lot #1 together with the vacated 10 foot alley between said lots all in the Final Plat of Samuel Hanna's First Addition to the Town (now City) of Fort Wayne, Indiana and more particularly described as follows, to wit:

BEGINNING at the Northeast corner of Lot #64 in the County Addition said point marked by the center of a wrought iron fence post set in a concrete wall; thence West along the North line of Lot #64, 65 and 66 also being the South right of way line of Berry Street a distance of 180.6 feet to an iron pin set, said point being the Northeast corner of a dedicated alley as recorded in Document Number 84-020566; thence South along the East line of said Alley Dedication a distance of 130.0 feet to an iron pin set; thence Southeasterly continuing along an Easterly line of said alley a distance of 32.01 feet to an iron pin set on the South line of Lot #1 in Samuel Hanna's First Addition, said point located 74.4 feet East of the Southwest corner of said Lot #1; thence East along the South line of Lot #1 and Lot #272 in said Samuel Hanna's First Addition a distance of 155.85 feet measured to an iron pin found, said point being the Southeast corner of said Lot #272; thence North along the East line of said Lot #272 and the East line of said Lot #64 in the County Addition a distance of 150.0 feet to the point of beginning, containing 0.62 acres of land more or less.

PARCEL 6

Lots Numbered 173, 174 and 175 and five feet of the vacated alley adjoining said Lot Number 175 in the East, in the original plat of the town (now City) of Fort Wayne, Allen County, EXCEPT West ten feet of Lot 173 taken for street purposes.

PARCEL 7

Lot Number 176 in the Original Plat of the Town, now City, of Fort Wayne, according to the plat thereof.



SCHEDULE B

<u>Land Description</u>	<u>Assessed Value Improvements</u>	<u>Assessed Value Land</u>	<u>Annual Taxes</u>
L. S. Ayres Parking Lot	\$ 1,500	\$ 26,900	\$ 2,270.00
L. S. Ayres Building	667,200	142,000	64,679.92
Lincoln National Bank Parking Lot (Clinton and Berry)	2,100	77,600	6,370.48
Roth Wehrly	9,600	6,800	1,270.90
Roth Wehrly	4,600	4,600	735.36
Adams	8,000	5,000	1,039.10
Adams	8,600	5,000	1,087.06
Zacher	800	24,000	1,982.28
Lincoln National Bank Parking Lot (Clinton and Wayne)	<u>2,100</u>	<u>70,000</u>	<u>5,763.00</u>
	\$704,500	\$340,300	\$85,198.10

SCHEDULE C

FILING FEE CHECK OF \$50.00

DIGEST SHEETTITLE OF ORDINANCE Declaratory Resolution

86-1-03

(as amended)

DEPARTMENT REQUESTING ORDINANCE Economic Development

SYNOPSIS OF ORDINANCE A Declaratory Resolution confirming the designation
of an "Economic Revitalization Area" under I.C. 6-1.1-12.1 for
property commonly known as the former L. S. Ayres department store
building, Roth, Wehrly Realty building, Adams Appliance store
building. (CBD Investment Group, Petitioner).

EFFECT OF PASSAGE Rehabilitation and renovation of the L. S. Ayres build-
ing for use as a commercial office building. The building is presently
vacant. It is anticipated that the building will contain tenants who
will initially employ 500-600 persons, and these businesses will expand
and create new jobs. The nature of the jobs will vary with the nature
of tenants' businesses.

EFFECT OF NON-PASSAGE Opposite of the above.

MONEY INVOLVED (DIRECT COSTS, EXPENDITURES, SAVINGS) \$7,000,000.00

ASSIGNED TO COMMITTEE (PRESIDENT) _____

SUMMARY SHEET & ECONOMIC DEVELOPMENT RECOMMENDATION
FOR
"ECONOMIC REVITALIZATION AREA"
IN
CITY OF FORT WAYNE, INDIANA

Name of Applicant: CBD Investment Group

Site Location: former L.S. Ayres building, Roth, Wehrly Realty building
and Adams Appliance store building

Councilmanic District: 1st Existing Zoning: B 3 A

Nature of Business: Commercial office building and attendant parking facility

Project is located in the following:

	<u>Yes</u>	<u>No</u>
Designated Downtown Area	<u>X</u>	<u> </u>
Urban Enterprise Zone	<u> </u>	<u>X</u>
Redevelopment Area	<u>X</u>	<u> </u>
Platted Industrial Park	<u> </u>	<u>X</u>
Flood Plain	<u> </u>	<u>X</u>

Description of Project:

Rehabilitation and renovation of the L.S. Ayres building for use
as a commercial office building.

Type of Tax Abatement: Real Property X Manufacturing Equipment

Estimated Project Cost: \$ 7,000,000.00 Permanent Jobs Created: 50

STAFF RECOMMENDATION:

As stated per the established policy of the Division of Economic Development, the following recommendations are hereby made:

- 1.) Designation as an "Economic Revitalization Area" should be granted. X Yes No
- 2.) Designation should be limited to a term of 2 year(s).
- 3.) The period of deduction should be limited to 10 year(s).

Comments:

This site and the surrounding area has been stagnant and in
a deteriorating condition since the departure of L.S. Ayres.

We feel it is necessary to help the developer in any way

possible to complete this project.

Staff James D. Martin
Date 11-12-86

Director Thomas W. Latchem
Date

BILL NO. R-86-11-03

REPORT OF THE COMMITTEE ON FINANCE

WE, YOUR COMMITTEE ON FINANCE TO WHOM WAS

REFERRED AN ~~(ORDINANCE)~~ ~~XXXXXXXXXX~~ (RESOLUTION) confirming the designation

of an "Economic Revitalization Area" under I.C. 6-1.1-12.1 for

property commonly known as the former L.S. Ayres department store

building, Roth, Wehrly Realty building, Adams Appliance store building

(CBD Investment Group, Petitioner)

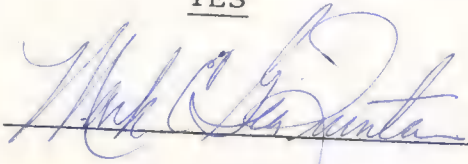
HAVE HAD SAID ~~(ORDINANCE)~~ ~~XXXXXXXXXX~~ (RESOLUTION) UNDER CONSIDERATION AND BEG

LEAVE TO REPORT BACK TO THE COMMON COUNCIL THAT SAID ~~(ORDINANCE)~~ ~~XXXXXXXXXX~~

(RESOLUTION) AS AMENDED

YES

NO

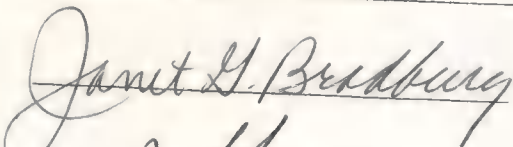


MARK E. GiaQUINTA
CHAIRMAN



CHARLES B. REDD
VICE CHAIRMAN

PAUL M. BURNS



JANET G. BRADBURY



JAMES S. STIER

CONCURRED IN 12-9-86

SANDRA E. KENNEDY
CITY CLERK



The City of Fort Wayne

November 12, 1986

Ms. Cynthia Wilkins
Fort Wayne Newspapers, Inc.,
600 West Main Street
Fort Wayne, IN 46802

Dear Ms. Wilkins:

Please give the attached full coverage on the date of November 15, 1986, in both the News Sentinel and Journal Gazette.

RE: Legal Notice for Common Council
of Fort Wayne, IN

Bill No. R-86-11-02 and R-86-11-03
Bill No. R-86-11-04 and R-86-11-05

Please send us 4 copies of the Publisher's Affidavit from both newspapers.

Thank you.

Sincerely yours,

Sandra E. Kennedy
Sandra E. Kennedy
City Clerk

SEK/ne
ENCL: 2

NOTICE OF PUBLIC HEARING
FORT WAYNE
COMMON COUNCIL

(RESOLUTIONS NO. R-86-11-02 AND R-86-11-03)

Notice is hereby given that the Common Council of the City of Fort Wayne, Indiana, approved a Resolution on 11-10-86,
date
designating property at the former L.S. Ayres department store
building, Roth, Wehrly Realty building, Adams Appliance store
building (CBD Investment Group, Petitioner)

an Economic Revitalization Area. A description of the affected area can be inspected in the County Assessor's Office.

Common Council will conduct a public hearing on whether the above described resolution should be confirmed, modified and confirmed or rescinded on December 9, 1986, at 7:00 o'clock P.M.,
date, time & place
Room 128 Common Council Conference Room, City-County Bldg., One Main
Street, Fort Wayne, Indiana

If confirmed, said designation shall continue for one (1) year after confirmation.

All interested persons are invited to attend and be heard at the public hearing.

Sandra E. Kennedy

Sandra E. Kennedy
City Clerk

Fort Wayne Common Council

(Governmental Unit)

Allen

County, IN

To JOURNAL-GAZETTE Dr.
P.O. BOX 100
FORT WAYNE, INDIANA

PUBLISHER'S CLAIM

LINE COUNT

Display Matter (Must not exceed two actual lines, neither of which shall total more than four solid lines of the type in which the body of the advertisement is set) - number of equivalent lines

Head number of lines

Body number of lines

Tail number of lines

Total number of lines in notice

5

19

2

26

COMPUTATION OF CHARGES

26 lines, 1 columns wide equals 26 equivalent lines at .300¢ \$ 7.80
cents per line

Additional charge for notices containing rule or tabular work (50 per cent of above amount)

Charge for extra proofs of publication (50 cents for each proof in excess of two) 2 extra 1.00

TOTAL AMOUNT OF CLAIM

\$ 8.80

DATA FOR COMPUTING COST

Width of single column 12.5 picas

Size of type 6 point

Number of insertions 1

Size of quad upon which type is cast 6

Pursuant to the provision and penalties of Ch. 89., Acts 1967.

I hereby certify that the foregoing account is just and correct, that the amount claimed is legally due, after allowing all just credits, and that no part of the same has been paid.

Drusilla Roose

Date Nov. 15 19 86

Title CLERK

FORM #904

PUBLISHER'S AFFIDAVIT

State of Indiana
ALLEN County SS:

Personally appeared me, a notary public in and for said county and state, the undersigned Drusilla Roose who, being duly sworn, says

that he/she is CLERK of the

JOURNAL-GAZETTE

a DAILY newspaper of general circulation printed and published

in the English language in the city of FORT WAYNE, INDIANA town

in state and county aforesaid, and that the printed matter attached hereto is a true copy.

one time which was duly published in said paper for the dates of publication being

as follows:

11/15/86

Subscribed and sworn to me before this 15th day of November 1986

Shelley R. LaRue Notary Public

My commission expires March 3, 1990

NOTICE OF PUBLIC HEARING
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COMMON COUNCIL
(RESOLUTIONS NO. R-86-11-02 AND R-86-11-03)
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Sandra E. Kennedy
City Clerk
11-15

